138.0	0006	0007.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	794,900 / 794,900
					USE VALUE:	794,900 / 794,900
					ASSESSED:	794,900 / 794,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
37		BRUNSWICK RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	HARTEL JOANNE & KARSTEN E
Owner 2:	
Owner 3:	
Street 1:	37 BRUNSWICK ROAD
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 8,289 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1957, having primarily Wood Shingle Exterior and 1512 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	8289.000	193,100		601,800	794,900
Total Card	0.190	193,100		601,800	794,900
Total Parcel	0.190	193,100		601,800	794,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 525.73 | /Parcel: 525.7

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct: 88880
GIS Ref:
GIS Ref:
Insp Date: 09/29/17

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 138.0-0006-0007.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	193,100	0	8,289.	601,800	794,900	794,900	Year End Roll	12/18/2019
2019	101	FV	177,500	0	8,289.	635,200	812,700	812,700	Year End Roll	1/3/2019
2018	101	FV	177,400	0	8,289.	468,100	645,500	645,500	Year End Roll	12/20/2017
2017	101	FV	177,400	0	8,289.	448,000	625,400	625,400	Year End Roll	1/3/2017
2016	101	FV	177,400	0	8,289.	414,600	592,000	592,000	Year End	1/4/2016
2015	101	FV	176,500	0	8,289.	347,700	524,200	524,200	Year End Roll	12/11/2014
2014	101	FV	176,500	0	8,289.	339,700	516,200	516,200	Year End Roll	12/16/2013
2013	101	FV	176,500	0	8,289.	323,600	500,100	500,100		12/13/2012

!10710!

PRINT

Date	Time
12/11/20	00:59:27

LAST REV

Date	Time
01/18/18	08:50:26

apro

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 10710

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	18178-253		6/1/1987		192,500	No	No		Y

USER DEFINED

Prior Id # 1:	88880
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/19/2016	1274	Re-Roof	12,455	C				
10/9/2009	973	Manual	3,811					
1/18/2008	74	New Wind	9,400			G9	GR FY09	
11/30/1998	843	Redo Kit	13,870					REMODEL KITCHEN
8/12/1996	379	Manual	2,200					REROOF

ACTIVITY INFORMATION

Date	Result	By	Name
9/29/2017	Meas/Inspect	HS	Hanne S
11/13/2008	Meas/Inspect	163	PATRIOT
12/9/1999	Inspected	264	PATRIOT
11/18/1999	Mailer Sent		
11/9/1999	Measured	263	PATRIOT
8/4/1992		KT	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		8289		Sq. Ft.	Site		0	90.	0.81	10									601,806						601,800	

Total AC/HA: 0.19029 | Total SF/SM: 8289 | Parcel LUC: 101 | One Family | Prime NB Desc: ARLINGTON | Total: 601,806 | Spl Credit | Total: 601,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	19 - Ranch		
Sty Ht:	1 - 1 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREEN		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1957	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G10	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	2	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AG - Avg-Good	26.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	26.4	%

CALC SUMMARY

Basic $ / SQ:	95.00
Size Adj.:	1.35000002
Const Adj.:	1.00999999
Adj $ / SQ:	129.533
Other Features:	77531
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	262356
Depreciation:	69262
Depreciated Total:	193094

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	5	BRs:	2	Baths:	1	HB					

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	1998
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

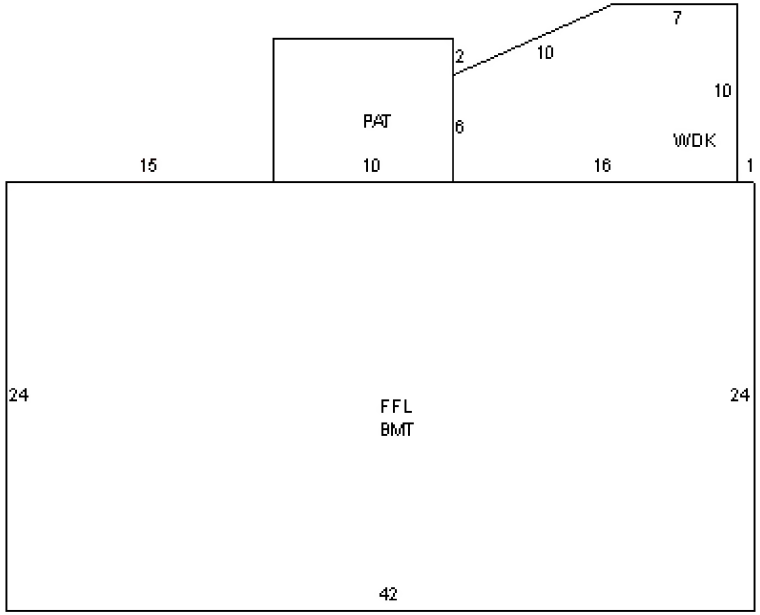
No Unit	RMS	BRS	FL
1	5	2	
Totals			
1	5	2	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	129.53
Special Features:	0	Val/Su Net:	86.28
Final Total:	193100	Val/Su SzAd	191.57

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	1,008	51.490	51,901
FFL	First Floor	1,008	129.530	130,569
WDK	Deck	142	13.170	1,871
PAT	Patio	80	6.060	485
	Net Sketched Area:	2,238	Total:	184,826
Size Ad	1008	Gross Are	2238	FinArea 1512

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50	A	

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

PARCEL ID

138.0-0006-0007.0

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	

IMAGE

AssessPro Patriot Properties, Inc